

BK 0374 PG 0646

STATE MS.-DE SOTO CO.
FILED

JUN 19 12 03 PM '00

COA

BK. 374 PG. 646
W.E. L. F. S. L. K.

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, we, RICHARD B. FLOWERS, RICHARD B. FLOWERS, JR., DAVID MATSON GREGORY FLOWERS, CAMPBELL F. MELTON, and D.C. PARKER (the "Grantors") hereby convey and warrant unto PARK INVESTMENTS PARTNERS, L.L.C., (the "Grantee") a Mississippi limited liability company and its successors and assigns, a non-exclusive easement over, across and through the easement area as described on Exhibit "A" for the purpose of accessing property located in the ~~ATD Southeast and Northeast Quarters of Section Thirty-Three (33) and Southwest and Northwest Quarters of Section Thirty-Four (34) all in Township One (1) South, Range Nine (9) West, DeSoto County, Mississippi.~~

Grantee will construct an access road on the easement area which road may be used by Grantee, its successors and assigns and by Grantors, their successors and assigns. As soon as practical, Grantors will execute such documents as are necessary, required or desirable to have the road dedicated and accepted as a public road.

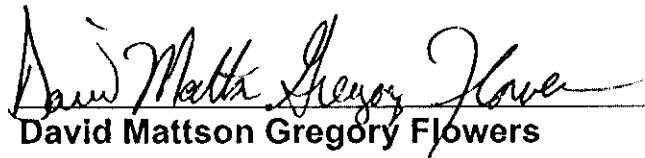
WITNESS the signatures of the Grantors on this the 16th day of June, 2000.



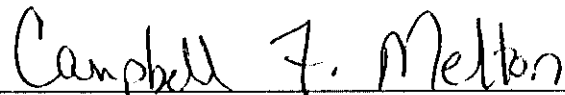
Richard B. Flowers by Richard B. Flowers,
Jr., acting under Power of Attorney



Richard B. Flowers, Jr.



David Mattson Gregory Flowers



Campbell F. Melton



D. C. Parker

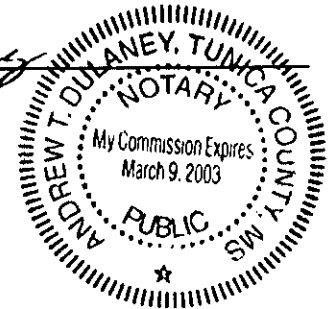
STATE OF MISSISSIPPI
COUNTY OF TUNICA

PERSONALLY appeared before me the undersigned authority in and for said County and State, ~~Richard B. Flowers, Jr. for Richard B. Flowers, Sr. (also known as Richard B. Flowers), who acknowledged that he signed the above and foregoing instrument for and on behalf of Richard B. Flowers, Sr. as agent and attorney-in-fact,~~ on the day and year therein mentioned

WITNESS my hand and official seal, this the 16th day of June, 2000.

Andrew T. Dulaney
Notary Public

My Commission Expires: March 9, 2003



STATE OF MISSISSIPPI
COUNTY OF TUNICA

PERSONALLY appeared before me the undersigned authority in and for said County and State, Richard B. Flowers, Jr., who acknowledged that he signed the above and foregoing instrument, on the day and year therein mentioned.

WITNESS my hand and official seal, this the 16th day of June, 2000.

Andrew T. Dulaney
Notary Public

My Commission Expires: March 9, 2003



STATE OF MISSISSIPPI
COUNTY OF TUNICA

PERSONALLY appeared before me the undersigned authority in and for said County and State, David Mattson Gregory Flowers, who acknowledged that he signed the above and foregoing instrument, on the day and year therein mentioned.

WITNESS my hand and official seal, this the 16th day of June, 2000.

Andrew T. Dulaney
Notary Public

My Commission Expires: March 9, 2003



STATE OF MISSISSIPPI
COUNTY OF TUNICA

PERSONALLY appeared before me the undersigned authority in and for said County and State, Campbell F. Melton, who acknowledged that she signed the above and foregoing instrument, on the day and year therein mentioned.

WITNESS my hand and official seal, this the 16th day of June, 2000.

Andrew T. Dulaney
Notary Public

My Commission Expires: March 9, 2003

STATE OF MISSISSIPPI
COUNTY OF TUNICA

PERSONALLY appeared before me the undersigned authority in and for said County and State, D. C. Parker, who acknowledged that he signed the above and foregoing instrument, on the day and year therein mentioned.

WITNESS my hand and official seal, this the 16th day of June, 2000.

Andrew T. Dulaney
Notary Public

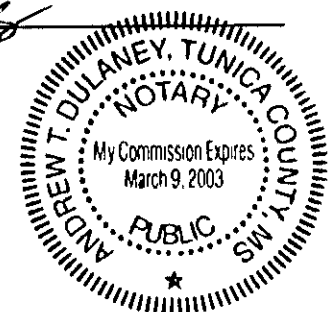
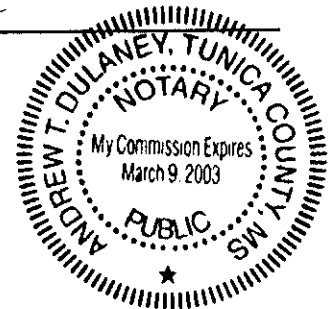
My Commission Expires: March 9, 2003

Grantors' Address:

Richard B. Flowers
P.O. Box 38
Tunica, MS 38676
Telephone No.: (662) 363-1121

Grantee's Address:

Park Investments Partners, LLC
P.O. Box 741
Jackson, MS 39205
Telephone No.: (601) 939-0225

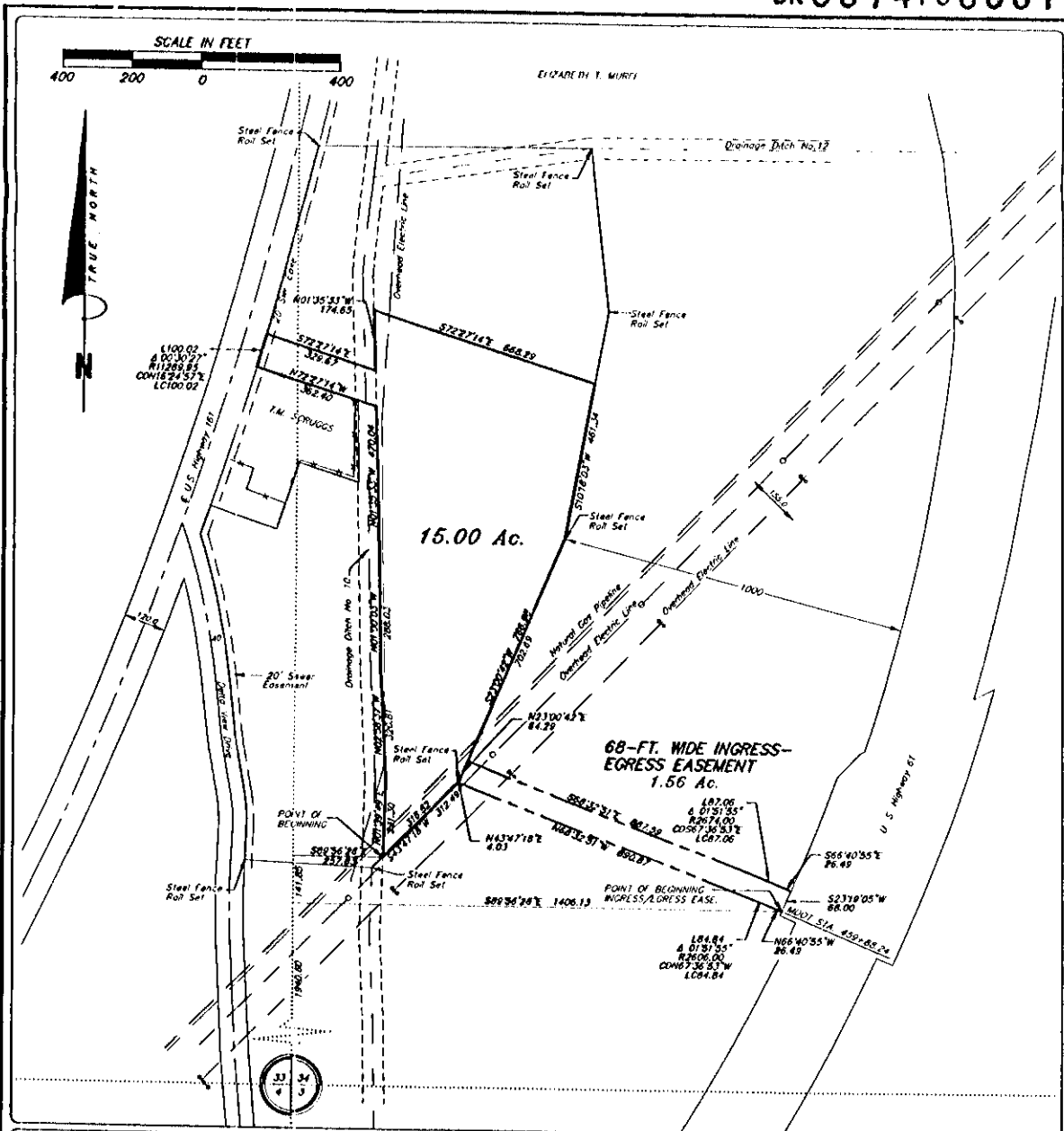


PREPARED BY:

**Dulaney Law Firm, L.L.P.
P.O. Box 188
986 Harris St
Tunica, MS 38676
Telephone No.: (662) 363-2922**

Indexing Instructions:

**An easement in the NW 1/4 of SW 1/4 and NE 1/4 of SW 1/4 all in Section 34,
Township 1 South, Range 9 West, DeSoto County, MS**



CERTIFICATE OF SURVEY

To: Walls Partners, L.P.
First Tennessee Bank National Association
First Tennessee Housing Corporation
First American Title Insurance Corporation

The undersigned hereby certifies (i) this survey dated June 13, 2000 was made on the ground as per the field notes shown hereon and correctly shows the boundary lines and dimensions and area of the land indicated hereon; (ii) that this survey accurately shows the location of all buildings, structures, other improvements and visible items on the subject premises and the location of all streets, highways, alleys and public ways crossing or abutting said premises; (iii) that there are no encroachments by improvements appurtenant to adjoining premises upon the subject premises, nor from the subject premises, unless shown on such survey; (iv) that all easement and rights-of-way which are appurtenant to or burden or otherwise affect the premises that are apparent from visual inspection are accurately delineated on the survey; (v) that no portion of the subject premises delineated on such survey is within an area known as a "special flood hazard area" as defined in the Flood Protection Act of 1973; (vi) that access to and egress from the subject premises are provided via U.S. Highway 61, U.S. Highway 161 and Delta View Road as shown on such survey.

DANNY S. RUTHERFORD, P.E.S.

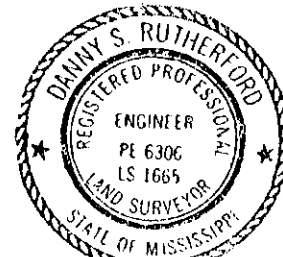
Mississippi P.L.S. No. - 1865

NOTES

The hereon shown property is part of that same property conveyed by the J.W. Sanders Estate to Richard B. Flowers, et al, on December 1, 1976, and recorded in Deed Book 127 on Page 507 of the Chancery Records of DeSoto County, Mississippi.

According to Federal Emergency Management Agency Flood Insurance Rate Map No. 28033C 0020 D, dated Mar. 3, 1990, the hereon shown property is in a Zone "X".

This is a Class "B" Survey.



JUNE 13, 2000

PLAT OF SURVEY OF PART OF THE EAST HALF OF SECTION 33 AND PART OF THE WEST HALF OF SECTION 34, TOWNSHIP 1 SOUTH, RANGE 9 WEST, DESOTO COUNTY, MISSISSIPPI